

3.0. ENVIRONMENTAL IMPACT ANALYSIS

This Chapter of the EIR contains an evaluation of the environmental impacts of the proposed project, and sets forth mitigation measures to avoid or substantially reduce any significant adverse effects of the project.

3.0.1. ISSUE AREAS ADDRESSED IN THE EIR

This EIR analyzes the environmental issues areas identified for further analysis in the Initial Study for the project contained in Appendix A, as tempered by additional analysis performed during the preparation of this document. The issue areas are:

- 3.1 Air Quality
- 3.2 Biological Resources
- 3.3 Cultural Resources
- 3.4 Energy Conservation and Sustainability
- 3.5 Hazards and Hazardous Materials
- 3.6 Hydrology
- 3.7 Land Use and Planning
- 3.8 Noise and Vibrations
- 3.9 Public Services
- 3.10 Traffic and Circulation
- 3.11 Utilities and Service Systems

3.0.2. ORGANIZATION OF THE ISSUE AREA DISCUSSIONS

Analysis of each impact area includes these components:

Introduction

The introduction provides an overview of the analysis within each section.

Environmental Setting

The existing setting portion of each technical section describes the physical environmental conditions in the vicinity of the project (as they exist at the time the Notice of Preparation was published) that are relevant to that particular environmental issue area. This establishes a baseline against which to compare the effects of the proposed project. This section also includes a summary of relevant local and regional plans and policies.

Thresholds Of Significance

This section defines the type, amount, or extent of impact that is considered a significant adverse change in the environment. Some thresholds are quantitative while others are qualitative. The thresholds are intended to assist the reader in

understanding why the EIR reaches a conclusion that an impact is significant or less than significant.

Project Impacts

This section describes the potential environmental impacts of the project, based upon the Threshold of Significance, and concludes whether the project impact would be significant or less than significant.

Cumulative Impacts

This section describes cumulative impacts of the project in combination with other past, present or reasonably foreseeable projects in the area. The purpose of the analysis is to determine if the project's contribution to cumulative impacts is considerable.

Mitigation Measures

When a conclusion of a significant impact is reached, this section will include feasible mitigation measures that could reduce the impact of the project to a less than significant level.

Level Of Significance After Mitigation

This section identifies the level of significance for potential project impacts in the corresponding environmental topic. If mitigation measures are included, the section will include a determination as to whether the impact, following implementation of the mitigation measures, would remain significant, or would be reduced to a less than significant level.